

036.A

0005

0014.0

Map

Block

Lot

1 of 1

Condominium

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

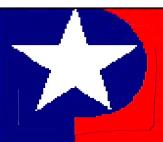
189,000 / 189,000

USE VALUE:

189,000 / 189,000

ASSESSED:

189,000 / 189,000


**Patriot**  
Properties Inc.
**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
15		ARIZONA TERR, ARLINGTON

**OWNERSHIP**

Unit #: 3

Owner 1: PINSKY ROMAN

Owner 2:

Owner 3:

Street 1: 674 HERITAGE DRIVE

Street 2:

Twn/City: FT. LAUDERDALE

St/Prov: FL Cntry Own Occ: N

Postal: 33326 Type:

**PREVIOUS OWNER**

Owner 1:

Owner 2:

Street 1:

Twn/City:

St/Prov: Cntry

Postal:

**NARRATIVE DESCRIPTION**

This parcel contains . Sq. Ft. of land mainly classified as Condo with a Condo Garden Building built about 1965, having primarily Brick Veneer Exterior and 590 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 3 Rooms, and 1 Bdrm.

**OTHER ASSESSMENTS**

Code	Descrip/No	Amount	Com. Int

**PROPERTY FACTORS**

Item	Code	Description	%	Item	Code	Description
Z	R5	APTS LOW		water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

**LAND SECTION (First 7 lines only)**

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0	Sq. Ft.	Site			0	0.	0.00	6011																

**IN PROCESS APPRAISAL SUMMARY**

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
102	0.000	189,000			189,000		125340
							GIS Ref
							GIS Ref
							Insp Date
							09/28/17

**PREVIOUS ASSESSMENT**

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	102	FV	189,000	0	.	.	189,000		Year end	12/23/2021
2021	102	FV	186,400	0	.	.	186,400		Year End Roll	12/10/2020
2020	102	FV	181,200	0	.	.	181,200	181,200	Year End Roll	12/18/2019
2019	102	FV	167,000	0	.	.	167,000	167,000	Year End Roll	1/3/2019
2018	102	FV	158,100	0	.	.	158,100	158,100	Year End Roll	12/20/2017
2017	102	FV	44,200	0	.	.	44,200	44,200	Year End Roll	1/3/2017
2016	102	FV	73,600	0	.	.	73,600	73,600	Year End	1/4/2016
2015	102	FV	139,000	0	.	.	139,000	139,000	Year End Roll	12/11/2014

**SALES INFORMATION**

TAX DISTRICT				PAT ACCT.					
Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
	15844-347		10/1/1984		56,000	No	No	Y	

**BUILDING PERMITS**

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
9/28/2017										Measured	DGM	D Mann
5/6/2000											197	PATRIOT

Sign:	VERIFICATION OF VISIT NOT DATA	/	/
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Total AC/Ha: 0.00000

Total SF/SM: 0

Parcel LUC: 102

Condo

Prime NB Desc: ARIZONA 118

Total:

Spl Credit

Total:

2023

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

<b>EXTERIOR INFORMATION</b>				<b>BATH FEATURES</b>				<b>COMMENTS</b>				<b>SKETCH</b>																																							
Type: 7	- Condo Garden			Full Bath: 1	Rating: Average			<p>Building Number 15.</p> <p><b>RESIDENTIAL GRID</b></p> <table border="1"> <tr> <td>1st Res Grid</td> <td>Desc: Line 1</td> <td># Units 1</td> </tr> <tr> <td>Level</td> <td>FY LR DR D K FR RR BR FB HB L O</td> <td></td> </tr> <tr> <td>Other</td> <td></td> <td></td> </tr> <tr> <td>Upper</td> <td></td> <td></td> </tr> <tr> <td>Lvl 2</td> <td></td> <td></td> </tr> <tr> <td>Lvl 1</td> <td></td> <td></td> </tr> <tr> <td>Lower</td> <td></td> <td></td> </tr> <tr> <td>Totals</td> <td>RMs: 3</td> <td>BRs: 1</td> <td>Baths: 1</td> <td>HB</td> <td></td> </tr> </table>								1st Res Grid	Desc: Line 1	# Units 1	Level	FY LR DR D K FR RR BR FB HB L O		Other			Upper			Lvl 2			Lvl 1			Lower			Totals	RMs: 3	BRs: 1	Baths: 1	HB										
1st Res Grid	Desc: Line 1	# Units 1																																																	
Level	FY LR DR D K FR RR BR FB HB L O																																																		
Other																																																			
Upper																																																			
Lvl 2																																																			
Lvl 1																																																			
Lower																																																			
Totals	RMs: 3	BRs: 1	Baths: 1	HB																																															
Sty Ht: 1	- 1 Story			A Bath:	Rating:																																														
(Liv) Units: 1	Total: 1			3/4 Bath:	Rating:																																														
Foundation: 1	- Concrete			A 3QBth:	Rating:																																														
Frame: 1	- Wood			1/2 Bath:	Rating:																																														
Prime Wall: 8	- Brick Veneer			A HBth:	Rating:																																														
Sec Wall:				OthrFix:	Rating:																																														
Roof Struct: 4	- Flat			<b>OTHER FEATURES</b>																																															
Roof Cover: 4	- Tar & Gravel			Kits: 1	Rating: Average																																														
Color: BRICK				A Kits:	Rating:																																														
View / Desir:				Frpl:	Rating:																																														
<b>GENERAL INFORMATION</b>				WSFlue:	Rating:																																														
Grade: C	- Average			<b>CONDOS INFORMATION</b>																																															
Year Blt: 1965	Eff Yr Blt:			Location: F	- Front																																														
Alt LUC:				Total Units:																																															
Jurisdct: G18				Floor: 1	- 1st Floor																																														
Const Mod:				% Own: 0.781799972																																															
Lump Sum Adj:				Name: 5	- 6011																																														
<b>INTERIOR INFORMATION</b>				<b>DEPRECIATION</b>				<b>REMODELING</b>				<b>RES BREAKDOWN</b>																																							
Avg Ht/FL: STD				Phys Cond: AV	- Average			30. %					No Unit	RMS	BRS	FL																																			
Prim Int Wal 2	- Plaster			Functional:									1	3	1	0																																			
Sec Int Wall:				Economic:																																															
Partition: T	- Typical			Special:																																															
Prim Floors: 4	- Carpet			Override:																																															
Sec Floors:				Total:	30.6 %								<b>Totals</b>																																						
Bsmnt Flr:				<b>CALC SUMMARY</b>				<b>COMPARABLE SALES</b>				1	3	1																																					
Subfloor:				Basic \$ / SQ: 325.00 Size Adj.: 1.51694918 Const Adj.: 0.98931295 Adj \$ / SQ: 487.740 Other Features: 32707 Grade Factor: 1.00 NBHD Inf: 0.85000002 NBHD Mod: LUC Factor: 1.00 Adj Total: 272402 Depreciation: 83355 Depreciated Total: 189047				Rate      Parcel ID      Typ      Date      Sale Price      WtAv\$/SQ:      AvRate:      Ind.Val  Juris. Factor: 1.00      Before Depr: 414.58 Special Features: 0      Val/Su Net: 320.34 Final Total: 189000      Val/Su SzAd 320.34																																											
Bsmnt Gar:																																																			
Electric: 3	- Typical																																																		
Insulation: 2	- Typical																																																		
Int vs Ext: S																																																			
Heat Fuel: 3	- Electric																																																		
Heat Type: 6	- Elec Base/B																																																		
# Heat Sys:																																																			
% Heated: 100	% AC: 100																																																		
Solar HW: NO	Central Vac: NO																																																		
% Com Wal	% Sprinkled																																																		
<b>MOBILE HOME</b>				Make:				Model:				Serial #:				Year:																																			
<b>SPEC FEATURES/YARD ITEMS</b>				<b>PARCEL ID</b> 036.A-0005-0014.0																																															
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value																																		
More: N	Total Yard Items:				Total Special Features:									Total:																																					

**IMAGE**

**AssessPro Patriot Properties, Inc**